



**Town of Arlington, Massachusetts**  
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## **Building Committee Minutes 2/2/2010**

**TOWN OF ARLINGTON  
 MINUTES  
 COMMITTEE MEETING  
 PERMANENT TOWN BUILDING COMMITTEE  
 Tuesday February 2, 2010**

PRESENT: John Cole, William Shea, Robert Jefferson, Michael Boujoulian, Rob Juusola, Suzanne Robinson, Mark Miano, Jeff Thielman

ABSENT: Brian Sullivan

GUEST: Diane Johnson - School  
 Kathleen Bodie - School  
 Kevin Nigro - PMA

The meeting was called to order at 7:30 p.m.

Highland and Central Station

The committee reviewed further developed plans by the architect, continued the discussion on LEED specifications. Chief Jefferson continued to explore temporary facilities for the Highland Station.

Stratton School

Diane Johnson distributed cost estimates and funding requirements for a three year construction program. Rob Juusola agreed to develop architectural RFQ to be advertised in the central register, he was coordinating with the purchasing agent.

The following invoices were approved:

Carell # 2005-08-0017	\$ 1,854.83
Donham & Sweeney # 3 Central Station Phase 2	\$ 18,795.94
Donham & Sweeney # 7 Highland Phase 2	\$ 38.47
Allen & Major #17286 Highland Station	\$ 328.86

PMA #03304 - 9

\$ 771.40

Below are the notes of Donham & Sweeney:

- D&S updated the Committee on the status of the front end specification language. Juliana Rice [Town Counsel] and Jim Peloquin, Special Counsel have given comments to D&S to incorporate into the specification. The Committee decided to make the following adjustments in the language: liquidated damages to be set at \$500/day, contractor markups to be set at 5 and 10% and the Committee agreed that services to be provided by the owner will include testing, a/v, tel/data, security and furnishings.
- The Committee voted to pursue the high efficiency boiler option.
- Committee requested that the engineers tighten up their heating input numbers and provide a letter describing the proposed system, the calculated total heat loss and the proposed input btu's and the rationale for their proposed solution.
- D&S stated that they are proceeding with revisions to the design for the infiltration system after the Conservation Commission issued its Order of Conditions.
- D&S notified the Committee that the recent testing of soil under the fire station indicated a presence of lead that is above reporting limits. K. Nigro to organize conference call with Town Manager, D&S and consultant to officially notify the Town of their statutory obligation and to explain the Town's options. S. Robinson noted that the presence of lead may qualify the site as a brown field and thus may allow the project to attempt an additional LEED point.
- D&S to discuss the following LEED items with M. Miano & S. Robinson:
  - Commissioning specifications
  - Owners Project Requirements (OPR) document
  - Review of D&S specifications for LEED compatibility
  - Draft of engineers Basis of Design
- K. Nigro & B. Jefferson to continue to develop pricing on the temporary building location for limited excavation involving LSP.
- D&S to coordinate with B. Jefferson and K. Nigro for review of 100% complete plans and specs. Date tentatively set as 2/16/2010.
- B. Jefferson noted that the Special Town Meeting was set for 5/10/2010.
- D&S to modify their documents to specify Notifier fire alarm systems, as it is the Town's standard.

Minutes from 1/19/10 were received.

Adjourned at 9:30pm.

Respectfully submitted,

Bill Shea